

Embden Planning Board – April 14, 2022

Members present were Chairman Leo Mayo, Ann Bridges, Star Ferrin, Bill Gassert and alternates Kelly Bragg and Randy Caldwell. Also present were CEO Terri Lamontagne; Nathan Jenckes; Chad Parker; Jacob Boisvert and Aaron Crocker. Kelly will sit in place of Myles Durkin.

Correspondence: None

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	TR #
2812	Ben Slonski	After the Fact – To emplace 8’ x 40’ storage container; site review completed 02/24/22; 395 Dunbar Hill Road; Tax Map 008, Lot 019-01		\$25.00 \$175.00	#22121-1 #22283-1
2813	James Davidge	To construct 48’ x 16’ 1 ½ story dwelling; to include mud room & wrap around porch with 6’ x 8’ breezeway; all on full foundation; breezeway to be attached to new 20’ x 24’ addition to existing garage on full foundation; to construct 20’ x 32’ carport on west side of existing garage; site review completed 04/09/22; 1594 Embden Pond Road; Tax Map 007, Lot 006	Ext. #1864	\$25.00	#22381-1

Next on the agenda was an application by Vanessa Sandom (288 Forest Drive) to construct a dwelling. After a review of the application it was determined that a plumbing permit for the subsurface waste water disposal system had not been received. Nathan Jencks, agent for Ms. Sandom, asked the fee amount for the plumbing permit. A motion was made by AB and seconded by SR to table any action on the application until receipt of the required plumbing permit. All were in favor.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	TR #
2814	Lee Dezan	To construct 36’ x 42’ one story 22’ high dwelling with attached 20’ x 20’ one story 16’ high garage; all on frost wall and concrete slab; site review completed 04/13/22; East Shore Road; Part of Tax Map 034, Lot 054	Ext. #1866	\$25.00	#22410-1

Mr. Nathan Jencks, agent for Vanessa Sandom, returned with the required fee for the external plumbing permit. A motion was made by AB and seconded by KB to rescind the prior motion tabling any action on the application since Mr. Jencks returned with the required fee. All were in favor.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	TR #
2815	Vanessa Sandom	To construct 35’ x 53’ two story 33’ high dwelling on full foundation with 16’ x 36’; 10’ x 32’ and 22’ x 14’ decks on posts; 260’ HWM; to construct 27’ x 38’ one story 15’ high garage on frost wall and posts; CEO was unable to do site review due to road conditions; permit will be held until site review has been done; 288 Forest Drive; Tax Map 010, Lot 017	Ext. #1868	\$25.00	#22394-1

2816	Aaron Crocker	To construct 42' x 16' carport on existing garage; to construct 14' x 4' stairs on north side of existing deck; 10' HWM; to construct 15' x 35' retaining wall with concrete stacking blocks; site review completed 04/13/22; 18 Winter Drive; Tax Map 019, Lot 015	\$25.00	22412-1
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Due to the late hour and several applications remaining on the agenda it was voted to continue the meeting to April 21, 2022 at 7 p.m.

Present at the continuation held on April 21, 2022 were Leo Mayo, Ann Bridges, Myles Durkin, Star Ferrin, Bill Gassert and alternate Randy Caldwell.

Minutes of the March meeting were accepted as presented.

Next on the agenda was the election of officers for the ensuing year. Elected were the following:

Chairman:	Leo Mayo
Vice Chairman and Recording Secretary	Myles Durkin
Secretary	Ann Bridges

The Chairman advised the Board that he had turned over the Flood Plain Management Ordinance to the Select Board for inclusion in the public hearing to be held in July.

The Chairman inquired of the Board about any other possible ordinances. AB indicated that there had been discussion within the town about an ordinance for houseboats (floating homes) and moorings. It was noted that there is no definition of a floating home in the state statutes and that the matter will be further review and language for such an ordinance. The Board will wait for further response from the Maine Legislature.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	TR #
2817	Glendon Tremblay	To construct 14' x 20' one story cabin with 6' x 10' dick on posts; to construct 5' x 10' utility building for composting toilet; no pressured with in cabin; plumbing permit required to composting toilet; site completed 04/09/22; Fahi Pond Road; Tax Map 002, Lot 037		\$25.00	#22296-1
2818	Scott Robertson	To construct 28' x 40' one story dwelling on concrete slab; site review completed 04/09/22; 1031 Kennebec River Road; Tax Map 009; Lot 022-001	Ext. #1855	\$25.00	#22386-1
2819	Raymond Guillaume	To remove existing 18' x 19' shed; 60' HWM to construct 450 sq. ft. two story 24' high accessory building on concrete slab; 84' HWM; determined to be the greatest possible extent practical; to revegetate area with shrubs bushes where existing shed is to be removed; site review completed 04/09/22; 1245 Embden Pond Road; Tax Map 023, Lot 009		\$25.00	#22405-1

The Chairman turned the meeting over to the Vice Chairman for the next application.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	TR #
2820	Kathleen Kurlanski	To emplace 48' yds., of stone & gravel for pad; to move existing 8' x 15' bunkhouse; 48' HWM; to revegetate area where existing bunkhouse was; site review completed 04/09/22; 4 Fern Drive; Tax Map 026, Lot 006		\$25.00	#22413-1

There being no further business to come before the Board, it was voted to adjourn.
Adjourned at 8:15 p.m.

Respectfully submitted,

Ann C. Bridges, Secretary